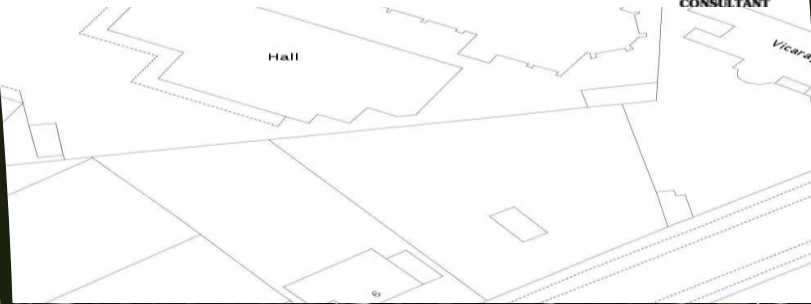


# Case Study



## Case Overview

Litigation	✓
Acting for Claimant/ Defendant	✓
Recovery Action	✓
>£100,000 Claim	X
Court Representation	X
Part 36 Offer	✓

### Ground Level Change

In this claim for damage to a 15m section of Victorian brick built wall the neighbour had raised the ground level against the wall and planted a row of fast growing conifers.

### Engineering Opinion

Engineers had confirmed that the wall was moving progressively. The angle to which it had moved had rendered it unsafe and the affected section required removal and replacement. The neighbour refused to acknowledge this was due to their actions.

### Root Action

It is recognised that the tipping force required to damage a wall is considerably less than the lifting force. Tree roots can rarely cause damage by lifting force alone to a wall >1m tall and of 2 brick courses or more. In tipping force it is quite possible for damage to occur.

### Outcome

Our advice was that the role of the trees was probably secondary to that of the raised soil levels which had directly led to >10 tons of soil acting in a 'tipping' force. The claim was successfully settled without court action.